

KNOW ALL MEN BY THESE PRESENTS that **Curtis C. Darnell** and **Martha I. Darnell** as **wife** of **Curtis C. Darnell** of **Greenville** County, State of South Carolina, hereafter whether one or more called the "Mortgagor" has been indebted to the "Mortgagee" in the sum of **Eight Thousand Three Hundred Forty Dollars (\$8,342.04)** evidenced by a promissory note of even date herewith in the total amount set forth above payable in **84** monthly installments the first installment being \$ **99.31** each with any unpaid balance due on the last payment due date the first installment of which is payable and forth from the date of the completion of certain property improvements made pursuant to a home improvement sales contract between Mortgagor and Mortgagee dated **March 3, 1980** unless a different first payment date is inserted here and the remaining installments being \$ **99.31** and the remaining installments being \$ **99.31** collection expenses attorney fees interest after maturity and all terms conditions and stipulations provided for in said note.

NOW for and in consideration of the aforesaid indebtedness and to secure the prompt payment of the same Mortgagor has bargained and sold and does hereby grant bargain sell and convey unto the said Mortgagee his successors and assigns the following described lot or parcel of land situated in **Greenville** County, State of South Carolina to wit:



Amount \$ **8,342.04**  
 Greenville  
 Southland Trans

**Curtis C. Darnell, his heirs and assigns forever**

All that piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, in Bates Township at Marietta known as Lot No. 16 on Plat of Oakmonte, Section No. 1 recorded in Plat Book "GGG" at Page 99 and having according to said plat the following metes and bounds, to-wit:

Beginning at an iron pin on the northwestern side of Longview Avenue at the corner of Lot No. 17 and running thence N. 10-30 E. 213.2 feet to an iron pin, thence along line of Lot No. 15 S. 30-11 E. 162 feet to said avenue; thence with said Avenue S. 30-19 W. 270.5 feet to the point of beginning.

This is the same property conveyed to grantee Curtis C. Darnell by Grantor William C. Brooks in Volume 805 page 173 dated 9-1-66 and recorded 9-2-66 in Greenville SMC Office for Greenville County, State of South Carolina.

performed at the cost of the Mortgagor. Any such sum so expended shall be the immediate lien of the Mortgagee with interest at the rate of 6% per annum from the date expended until paid.

The Mortgagor hereby vests the Mortgagee with the full power and authority upon the breach of any covenant or warranty herein contained or upon any default in the payment of any installment provided in said note or any general or extension thereof or in the performance of any agreement herein contained to declare the entire indebtedness hereby secured less unearned charges due and payable as provided by law and to take possession of said property and proceed to foreclose this mortgage in accordance with the law of this State. Should any legal proceedings be instituted for the foreclosure of this mortgage or should the Mortgagor become a party of any suit involving this mortgage or the title to the premises described herein or should the debt secured hereby or any part thereof be placed in the hands of any attorney at law for collection by suit or otherwise all costs and expenses incurred by the Mortgagee and a reasonable attorney's fee not in excess of 65% of the unpaid debt after default shall thereupon become due and payable immediately to or on behalf of the Mortgagee as a part of the debt secured hereby and may be collected and collected hereunder.

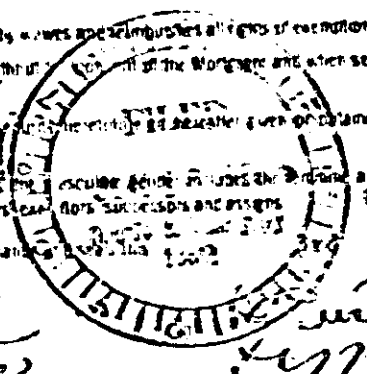
The Mortgagee of more than one all mortgages, deeds and mortgages all rights of redemption and all other rights and privileges shall be the Mortgagee by the provision of this mortgage.

This mortgage is in addition to any other lien or security which may be or shall be provided by the Mortgagor or in lieu of any other lien or security.

In this mortgage whenever the context so requires the words "Mortgagor" shall include his heirs, successors and assigns.

In witness whereof the Grantors hereunto set their hands and seals at Greenville, South Carolina, this 15th day of March, 1980.

*Amelia J. ...*  
*Ray G. ...*



*Curtis Darnell*  
*Martha I. Darnell*

PAID 36059

5-11-80  
 March 15 1980  
 T. J. Nelson

4328 RV.2